



172 6-1-86
 Krishnasayal
 Servant
 Sourabh Modi
 40 South Road A

G. Sree Rama Murthy,
 STAMP VENDOR (No. 575)
 Secunderabad-50
 (C.D. No. 100/100/100/100)
 Secunderabad.

SALE AGREEMENT

THIS SALE AGREEMENT is executed at Secunderabad on this the 1st day of February 1986 by Shri.M.B.S.Purushotham aged 52 years son of Late Dr.M.V.Subbarayudu residing at C-11 Vikramपुरi Colony, Secunderabad, hereinafter called 'VENDOR' which expression shall mean and include whenever the context may so permit their respective heirs, executors, administrators, nominees, successors, survivors and assigns in the favour of Shri.Sourabh Modi son of Shri.Satish Modi aged 15 years residing at 701,702, Sarita Apartments, Road No.4, Banjara Hills, Hyderabad-34 represented herein by his father and natural guardian Shri.Satish Modi hereinafter called 'VENDEE' which expression shall mean and include his heirs, executors, administrators, nominees, successors, survivors and assigns witnesseth.

Whereas 'VENDOR' referred above is the absolute Owner of the land admeasuring 315 Sq.metres situated in Survey No.41 of Begumpet Village, Vallabh Nagar Taluq of Ranga Reddy District.

Whereas 'VENDOR' obtained a Government sanction also the Municipal permission to construct shops vide permit No.164/27/E of 1982 from the Municipal Corporation, Secunderabad dated 25th May 1982.

Contd...2...

Satish Modi

M.B.S.Purushotham

Whereas the 'VENDORS' entrusted the land for development/and construction of shops thereon as per the Municipal Plan to a Developer (copy of the Development agreement given to Vendee herein) and Vendee offered to purchase the property admeasuring 155 Sq.metres subject to the rights of the Developer for a sum of Rs.45,000/- (Rupees Forty Five Thousand only) as per the Plan attached which particularly described the scheduled property.

KNOW ALL MEN BY THESE PRESENTS that in pursuance of the above mutual agreement and in the consideration of the receipt or a sum of Rs.45,000/- (Rupees Forty Five Thousand only) in the presence of the Registrar, the Vendor hereby admit and acknowledge the full and final discharge of the payment to be received. The possession of the property is hereby given to the Vendee on the following terms and conditions.

The Vendor undertake to indemnify and keep indemnified the Vendee at all times in respect of any loss, damage & expenses and costs including Court cost which the Vendee may be put to on account of any of the recitals contained herein found false or incorrect.

The Vendors shall execute a separate Power of Attorney in favour of nominee of the Vendee, to register the Sale Deed after completion of all formalities.

In pursuance of this agreement to sell the Purchaser has been put into the position of the Scheduled land this day as per the scheduled below.

All that piece of land admeasuring 155 Sq.metres more particularly marked in the plan enclosed herein bounded on the

NORTH BY : BEGUMPET ROAD

SOUTH BY : House of Shri.Subba Rao

EAST BY : Part of property bearing Survey No.41
belonging to Vendors.

and WEST BY : Survey No.42.

Satish Mah.

M. S. P. Murthy